

FORM-2
[See Regulation 3]

ENGINEER'S CERTIFICATE

(To be submitted at the time of Registration of Ongoing Project and for withdrawal of Money from Designated Account- Project wise)

To,
Landmark Properties," Fortune Park "
Rupesh Chavan,
E - 301, Marvel D'iva,
Hadapsar Kharadi Road,
Hadapsar Pune 411028

Date:- 27/07/2017

Subject:- Certificate of Cost Incurred for Development of Fortune Park. For Develop of Plotting of the (MaharERA Registration Number) situated on the Plot bearing C.N. No./CTS No./ Survey No./ Final Plot No. 402 (P) Demarcated by its Boundaries (latitude and longitude of the end points to the North Asawali - Kowardi Road. To the South Gat No. Remaining area of Gat No. 402. To the East, Gat No. Remaining area of Gat No. 402. to the West of Gat No. 365. Division. Pune. Village. Asawali, Taluka. Khandala, District. Satara, PIN 412802 admeasuring 5552.77 mts. area being developed by, Landmark Properties.

Ref : MaharERERegistrationNumber.

Sir,

I Mr. Jyotirasaad Chavan undertaken assignment of certifying Estimated Cost for the Subject Real Estate Project proposed to be registered under MahaRERA, being Plotting The Fortune Park situated on the plot bearing C.N. No./CTS No./Survey No./ FinalPlotNo.402 (P) Division, Pune, Village. Asawali, Taluka. Khandala, District. Satara, PIN 412802 admeasuring 5552.77 sq. mtrs. Area being developed by, Landmark Properties.

Following technical professionals are appointed by Owner / Promoter :—

- (i) Mrs. Mugdha Chavan as Architect
- (ii) Shri. Vinod Salunkhe as Structural Consultant
- (iii) Shri. Ramesh kadas MEPConsultant
- (iv) Shri. Jyotirasaad Chavanas Quantity Surveyor*

2. We have estimated the cost of the completion to obtain Occupation Certificate/Completion Certificate, of the Civil, MEP and Allied works, of the Building(s) of the project. Our estimated cost calculations are based on the Drawings/plans made available to us for the project under reference by the Developer and Consultants and the Schedule of items and quantity for the entire work as calculated by Rs.10,50,000/- quantity Surveyor* appointed by Developer, and the assumption of the cost of material, labour and other inputs made by developer, and the site inspection carried out by us.
3. We estimate Total Estimated Cost of completion of the development of plotting (s) of the aforesaid project under reference as Rs.10,50,000/- Total of (Table A and B). The estimated Total Cost of project is with reference to the allied works required to be completed for the purpose of obtaining occupation certificate / completion certificate for the plotting(s) from the 1 to 100 being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.
4. The Estimated Cost Incurred till date is calculated at Rs.10,50,000/- (Total of Table A and B). The amount of Estimated Cost Incurred is calculated on the base of amount of Total Estimated Cost.
5. The Balance cost of Completion of the Allied works of the Building(s) of the subject project to obtain Occupation Certificate/Completion Certificate from (Planning Authority) is estimated at Rs.10,50,000/- (Total of Table A and B).
6. I certify that the Cost of the Civil, MEP and allied work for the aforesaid Project as completed on the date of this certificate is as given in Table A and B below :

TABLE A

Plots no-26 nos FORTUNE PARK

(to be prepared separately for each sector of the Real Estate Project)

Sr. No (1)	Particulars (2)	Amounts (3)
1	Total Estimated cost of the plotting as on 23/7/2017 date of Registration is	<u>Rs. 10.50,000/-</u>
2	Cost in carried as on _____ (based on the Estimated cost)	<u>Rs. 9.00,000/-</u>
3	Work done in Percentage (as Percentage of the estimated cost)	100 %
4	Balance Cost to be Incurred (Based on Estimated Cost)	<u>Rs. 1.50,000/-</u>
5	Cost Incurred on Additional /Extra Items as on 23/7/2017 not included in the Estimated Cost (Annexure A)	<u>Rs. 5.00,000/-</u>

TABLE B

(to be prepared for the entire registered phase of the Real Estate Project)

Sr. No. (1)	Particulars (2)	Amounts (3)
1.	Total Estimated cost of the Internal and External Rs. Development Works including Amenities and Facilities in the layout as on 23/7/2017 date of Registration is	<u>Rs. 10.50,000/-</u>
(1)	(2)	(3)
2	Cost incurred as on <u>Rs. 10.50,000/-</u> (Based on the Estimated cost).	<u>Rs. 10.50,000/-</u>
3	Work done in Percentage (as Percentage of the estimated cost).	100 %
4	Balance Cost to be Incurred (Based on Estimated Cost).	<u>Rs. 1.50,000/-</u>
5	Cost Incurred on Additional /Extra Items as on 23/7/2017 not included in the Estimated Cost (Annexure A).	<u>Rs. 5.00,000/-</u>

Yours Faithfully

Mr. Jyotiprasad chavan

Signature of Engineer.

*** Notes**

he scope of work is to complete entire Real Estate Project as per drawings approved from time to time so as to obtain Occupation Certificate/Completion Certificate.

1. (*) Quantity survey can be done by office of Engineer or can be done by an independent Quantity Surveyor, whose certificate of quantity calculated can be relied upon by the Engineer. In case of independent quantity surveyor being appointed by Developer, the name has to be mentioned at the place marked (*) and in case quantity are being calculated by office of Engineer, the name of the person in the office of Engineer, who is responsible for the quantity calculated should be mentioned at the place marked (*).

2. The estimated cost includes all labour, material, equipment and machinery required to carry out entire work.

3. As this is an estimated cost, any deviation in quantity required for development of the Real Estate Project will result in amendment of the cost incurred/to be incurred.

4. All components of work with specifications are indicative and not exhaustive.

Annexure A

List of Extra/Additional Items executed with Cost

(which were not part of the original Estimate of Total Cost)